

**CITY OF SNOHOMISH  
REGULAR MEETING OF THE PLANNING COMMISSION  
MEETING MINUTES  
August 4, 2021**

*NOTE: Due to the COVID-19 declared federal, state and local emergency, and pursuant to Governor Inslee's Proclamations 20-05 and 20-28, the Snohomish Planning Commission offered remote participation while meeting in person at the Snohomish Carnegie Building, 105 Cedar Ave.*

**1. CALL TO ORDER**

The regular meeting of the Planning Commission was opened by Chair Hank Eskridge at 6:01 p.m. on Wednesday, August 4, 2021.

**2. FLAG SALUTE**

**3. ROLL CALL**

**COMMISSIONERS PRESENT:**

Hank Eskridge, Chair  
Terry Lippincott, Vice Chair  
Christine Wakefield Nichols  
Van Tormohlen  
Nick Gottuso  
Gordon Cole  
Mitch Cornelison

**STAFF:**

Glen Pickus, Planning Director  
Brooke Eidem, Planner  
Thomas Kreinbring, Assistant Planner

**OTHERS PRESENT:**

Steve Dana, City Council Liaison  
Judith Kuleta, City Council Liaison

**4. APPROVAL OF AGENDA ORDER**

Commissioner Eskridge moved to approve the agenda order as presented. Commissioner Lippincott seconded the motion, which passed 7-0.

**5. APPROVAL of the minutes of the July 14, 2021, special meeting.**

Commissioner Cole moved to approve the minutes of the July 14, 2021 meeting as written. Commissioner Gottuso seconded the motion, which passed 7-0

**6. GENERAL PUBLIC COMMENTS**

None.

**7. NON-COMMERCIAL BANNER SIGNS CODE AMENDMENT PUBLIC HEARING**

Chair Eskridge opened the public hearing. Mr. Pickus presented revised draft code amendments, based on previous Commission direction and input that would regulate non-commercial banner signs differently than commercial banner signs. The draft amendments include new definitions in SMC 14.25.030, and a new subsection E to SMC 14.245.075 for non-commercial banner regulations. Some non-substantive amendments are also proposed elsewhere in the sign temporary sign section, in order to improve clarity.

The commission asked questions about the duration of display requirement. Mr. Pickus explained they are hard to enforce but having them would at least provide a benchmark should complaints be received.

Commissioner Tormohlen asked how the code would be enforced. Mr. Pickus stated the city-wide policy is to enforce codes on a complaint basis.

Public testimony: None.

Commissioner Wakefield Nichols moved to close the public hearing. Commissioner Lippincott seconded the motion, which passed 7-0.

Commissioner Cornelison made a motion to keep the code as-is and to recommend to the City Council that no action should be taken in response to the request in docket application DK2021-3 and to approve the findings and facts that support this recommendation. Commissioner Tormohlen seconded the motion. The vote was 2-5 against so the motion did not pass with Commissioners Eskridge, Cole, Lippincott, Wakefield Nichols and Gottuso voting no.

After more deliberations, Commissioner Lippincott moved to recommend City Council approval of the amendments as proposed and to adopt the findings of facts and conclusion in support of that recommendation. Commissioner Wakefield Nichols seconded and the motion passed 5-2 with Commissioners Lippincott, Wakefield Nichols, Gottuso, Eskridge and Cole in favor and Commissioners Cornelison and Tormohlen against.

#### **8. PRD SETBACK CLARIFICATION CODE AMENDMENT PUBLIC HEARING**

Chair Eskridge opened the public hearing. Mr. Pickus presented the draft code amendments, explaining they were initiated by staff to correct out-of-date references, inconsistencies, and to eliminate two problematic provisions. The draft amendments were to SMC 14.220.020, .030, and .100.

Commissioner Tormohlen asked for clarification whether the 5-foot setback was being eliminated? Mr. Pickus explained that the amendments would not change any setbacks but would remove a 10-foot separation requirement between buildings on adjacent lots.

Public testimony: None.

Commissioner Cole moved to close the public hearing; Commissioner Lippincott seconded the motion, which passed 7-0.

Commissioner Cole moved to recommend the City Council amend the code as presented with one revision to SMC 14.220.100C to read "*The minimum lot width shall be 40'*" and also that the first sentence shall have "...*at the road frontage*" removed and to adopt the findings of fact and conclusions as written. Commissioner Wakefield Nichols seconded and the motion passed 6-1 with Commissioners Cole, Wakefield Nichols, Gottuso, Eskridge, Lippincott, and Tormohlen voting in favor and Commissioner Cornelison against.

#### **9. DIRECTOR'S REPORT**

Mr. Pickus discussed the Planning Commission schedule. The next meeting will be a

workshop, not a public hearing on Midtown code amendments which will include a full discussion on building heights. A public hearing on the Midtown code amendments will be postponed until next year because the Planning Commission has to hold a public hearing at its October meeting on the 2021 Comprehensive Plan amendments. .

## **ADJOURNMENT**

The meeting adjourned at 7:25 p.m.

Approved this 1<sup>st</sup> day of September, 2021.

By: s/s Hank Eskridge

Commissioner Hank Eskridge, Chair